



# City of Seattle Pre-Application Site Visit Report

October 05, 2010

This report represents a preliminary determination of project requirements based on your Pre-Application Site Visit (PASV). The PASV Field Assessment and Report is completed by DPD site inspectors and is compiled from initial project information submitted by the applicant.

## Project Summary

<b>AP/Project No.</b>	6260100	<b>Ground Disturbance</b>	Y
<b>Application Template</b>	BLDG	<b>PASV Required This Permit</b>	Y
<b>Application Type</b>	CONSTRUCTION AND DEVELOPMENT	<b>Date PASV Completed</b>	10/04/10
<b>Category</b>	COMMERCIAL	<b>PASV Done Under</b>	
<b>DPD Review Type</b>	FULL	<b>Permit Remarks</b>	
<b>Address</b>	2949 4th Ave S		
<b>Location</b>			
<b>Zoning</b>		<b>Applicant</b>	ROYAL DUMO 655 EDMONDS WAY EDMONDS WA 98020 (425) 776-1367
<b>King County APN</b>	<a href="http://web1.seattle.gov/dpd/parceldata/7666205500">7666205500</a>		
<b>Permit Status</b>	Initial Information Collected		
<b>Description of Work</b>	2ND STORY ADDITION ON WESTSIDE OF EXISTING COMMERCIAL BUILDING.	<b>Applicant Email</b>	<a href="mailto:royal@chermak.com">royal@chermak.com</a>
		<b>Linked AP/Project Nos.</b>	
<b>SDOT Project No</b>			

For detailed zoning information, click the King County APN number above, or visit <http://web1.seattle.gov/dpd/parceldata/> to find zoning details about your address.

## Pre-Application Site Visit (PASV) Report

**Contact:** Roger E Moore, (206) 733-9039, [Roger.Moore@seattle.gov](mailto:Roger.Moore@seattle.gov)

PASV report requirements may be subject to additions, changes, or modifications by the department. The purpose of the report is to alert the applicant that there may be unusual or complex site conditions that trigger requirements from the department regarding this project. **The applicant is responsible for providing all required documents at the intake appointment.** If you have questions about this report or the PASV process, please contact the DPD Site Development Team at (206) 684-8860.

**Note:** Any project application associated with the development site can utilize the results from this PASV if the application is accepted by DPD within 18 months of the above inspection date. After 18 months, the applicant must apply for another PASV. No extensions will be granted.

The site plan did not include the following existing or proposed elements:

- 1) Include spot elevations that indicate site topography.

### ECA Mapping Unit and Type

This project site appears to include the following ECAs and/or buffers:

Liquefaction

### Earth Disturbance

In addition, provide detailed cross-sections for: Any footing revisions that may be necessary for the additional loads of the second floor.

If temporary cuts greater than 1h:1v will be required in order to facilitate construction activity, please provide a geotechnical engineer's verification that soil conditions allow cuts to stand unsupported. Include detailed cross sections.

## **Existing ROW Conditions**

### **4TH AVE S**

Street conditions:

Asphalt paving

Visible pavement width is: Seven lanes including parking

Curb conditions:

Curb adjacent to site

Concrete

Approximate curb height: 2 inches

A storm inlet does not appear to be located <350 ft from the site and prior to crossing a public right of way.

### **3RD AVE S**

Street conditions:

Asphalt paving

Visible pavement width is: Four lanes including parking

Curb conditions:

No curb adjacent to site

A storm inlet is located <350 ft from the site and prior to crossing a public right of way. Inlet north of NW corner of site approx 20 LF

## **Potential Impacts to Seattle Parks Property**

No parks property in vicinity

## **Tree Protection**

Existing trees appear to be shown accurately on the site plan

## **Construction Stormwater Control**

All projects with earth disturbance, regardless of size, require temporary and permanent stormwater control in accordance with the Construction Stormwater Control (CSC) Technical Requirements Manual (DR 16-2009, Volume 2). The CSC Best Management Practices (BMPs) noted below can be found in the Construction Stormwater Control Technical Requirements Manual, available online and from DPD's Public Resource Center.

### **Show the following on the CSC/Post Construction Soil Amendment Plan:**

Place compost socks, compost berms, filter fabric fencing, straw bales, straw wattles, or other approved perimeter control BMPs to eliminate construction stormwater runoff.

Cover bare soil with compost blankets, straw, mulch, matting, or other approved equal to control construction stormwater runoff.

Cover stockpiles and bare slopes with compost blankets, tarps, matting or other approved equal to control construction stormwater runoff.

A First Ground Disturbance inspection is required before any ground disturbance related to this permit, including demolition, tree cutting, clearing, grubbing, and grading. After your permit is issued, schedule an inspection by calling (206) 684-8900 or online at: <http://web1.seattle.gov/DPD/InspectionRequest>

## **Inspectors Notes**

Include earthwork calculations with submittal. Indicate total cut quantity and total fill/backfill quantity.

## **Standard Submittal Requirements for Projects in an ECA**

Site is mapped as liquefaction prone. Geotechnical report and/or structural calculations are required to address liquefaction potential and, if needed, mitigation (see SMC 25.09.100)

## **Applicant Next Steps**

1. For questions on permit application process, please contact the Applicant Services Center (ASC) at 206-684-8850.
2. Review the requirements set forth in this report.
3. Use Client Assistance Memos (CAMs), checklists and standards, and 5 Steps for a Successful DPD Application Submittal (available on the DPD website) for additional information.

4. When all issues have been addressed, you may schedule an intake appointment with DPD. **Please bring a copy of this report to your intake appointment.**